



THE REGIONAL PLANNING COMMISSION

County of Los Angeles

AGENDA

Meeting Place: Room 150 Hall of Records

320 W. Temple Street

Los Angeles, California 90012

Meeting Date: February 27, 2013 - Wednesday

Time: 9:00 a.m.

PART I - PLEDGE OF ALLEGIANCE

1. Commission

PART II - REPORTS

2. Approval of Agenda
3. County Counsel
4. Director/Deputy Director

PART III - MINUTES FOR APPROVAL

5. February 6, 2013

PART IV - PUBLIC HEARING

Special Projects

6. Project No. TR068565-(3) (Mr. Szalay)
Applicant: Universal City Studios LLC
100 Universal City Plaza
Universal City Zoned District

- a. Specific Plan No. 200700001
To authorize the Universal Studios Specific Plan to establish site-specific land uses, additional regulations, a development program, and procedures for construction of 2,433,000 gross new square feet of development and 544,460 square feet of demolition, for a total of 1,888,540 square feet of net new development on 323 acres of property located within existing and proposed

(Continued)

- Si no entiende este aviso o necesita mas informacion por favor llame este numero (213) 974-6466.
- If you require special accommodations or material in alternate format, please contact the ADA Coordinator, Office, at (213) 974-6488 (Voice) or (213) 617-2292 (TDD), with at least three business days notice.

*** Commission Office: (213) 974-6409 ***

The length of the Commission Agenda may necessitate that some items be heard in the afternoon after a lunch break.

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PART IV - PUBLIC HEARING (Cont.)

Special Projects

unincorporated County land including the following: establish Studio, Studio Office, Office, Entertainment, Entertainment Retail, Amphitheater, and Hotel uses; regulate parking and shared parking within the project site; regulate 20 existing and up to 15 new establishments for on-site and off-site sales of alcoholic beverages; establish and regulate an on-site signage program; authorize the removal and/or encroachment into the protected zone of Oak trees subject to County Ordinance (up to 250 trees) and the California State Oak Woodlands Act (up to 130 trees); establish and regulate the potential Universal Studios Historic District through the Universal Studios Historic Preservation Plan; regulate a maximum of 530,000 total cubic yards of import and/or export of earth and onsite grading exceeding 100,000 cubic yards; regulate new Communication Facilities including cellular facilities for wireless telecommunications; and authorize various other appurtenant regulations and procedures for development of the site in the proposed Specific Plan (SP) zone.

- b. Plan Amendment No. 200700001
To authorize a change in the General Plan Land Use Policy designation from Major Industrial (I) and Major Commercial (C) to Specific Plan (SP); to delete from the Plan of Highways a proposed east/west Major Highway extension of Forest Lawn Drive and an extension of a Secondary Highway Forman Avenue to the north; to change the Urban Form Policy Map designation from Multipurpose Center Level 3 (lesser scale development) to Multipurpose Center Level 2 (greater scale development); and to pre-designate as Specific Plan (SP) those areas to be detached from the City of Los Angeles to become unincorporated land within the County subject to the approval of the detachment by the Local Agency Formation Commission for Los Angeles County.
- c. Zone Change No. 200700001
To authorize a change in zoning from M-1.5 (Restricted Heavy Manufacturing) to Specific Plan (SP) and to pre-zone as Specific Plan (SP) those areas to be detached from the City of Los Angeles to become unincorporated land within the County subject to the approval of the detachment by the Local Agency Formation Commission for Los Angeles County.
- d. Development Agreement No. 200700001
To authorize a Development Agreement between Universal Studios LLC and the County of Los Angeles for development of 323 acres located within unincorporated County jurisdiction.

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PART IV - PUBLIC HEARING (Cont.)

Special Projects

- e. Environmental Assessment No. 200700014
To consider as Responsible Agency the NBC Universal Evolution Plan EIR SCH No. 2007071036 certified by the City of Los Angeles as Lead Agency, and adopt the CEQA Findings of Fact and Statement of Overriding Considerations and approve the County's Mitigation Monitoring and Reporting Program.

PART V - PUBLIC COMMENT

7. Public comment pursuant to Section 54954.3 of the Government Code.

PART VI - CONTINUATION OF REPORTS

8. Possible Call for Review of Decisions by Hearing Officer, pursuant to Section 22.60.200 of the Los Angeles County Code.
9. Commission/Counsel/Director Reports

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PART VII - ADJOURNMENT

ADJOURNMENT TO 9:00 A.M., WEDNESDAY, MARCH 6, 2013

GLOSSARY OF ENVIRONMENTAL TERMS:

CEQA – California Environmental Quality Act

EIR – Environmental Impact Report

MND – Mitigated Negative Declaration

ND – Negative Declaration

CE – Categorical Exemption

TIME LIMITS: The Commission has established time limits with respect to receipt of testimony regarding matters on this Agenda. Applicants will be allowed fifteen (15) minutes to present testimony in support of their application, with an additional ten (10) minutes for responses to issues raised by other witnesses. Other proponents and opponents will be limited to three (3) minutes per speaker. Responses to questions from the Commission will not be included in these time limitations. All speakers are urged to refrain from repeating testimony presented by others. The Chair may impose different time limits, depending upon the length of the agenda, the number of speakers wishing to give testimony and/or the complexity of an agenda item.

TIME LIMITS FOR APPEAL ITEMS: Appellant and applicant shall be provided equal time to present evidence. The Commission shall determine the time limit based on the complexity of the case and the length of the agenda. Time will also be allocated to the appellant for rebuttal.

WRITTEN TESTIMONY: Written testimony that is received prior to the public hearing will be made a part of the record and need not be read into the record.

PUBLIC HEARING CLOSING AND RE-OPENING: Public hearings that are closed during the course of the meeting may be re-opened by the Commission without notice at any time prior to adjournment of the meeting.

LOBBYIST REGISTRATION: Any person who seeks support or endorsement from the Regional Planning Commission on any official action may be subject to the provisions of Ordinance No. 93-0031, relating to lobbyists. Violation of the lobbyist ordinance may result in a fine and other penalties. FOR INFORMATION, CALL (213) 974-1093.

MEETING MATERIALS: The agenda package is available at the Department of Regional Planning ("Department"), 320 West Temple Street, 13th Floor, Los Angeles, California 90012, and may be accessible on the Department's website at <http://planning.lacounty.gov>. Any meeting-related writings or documents provided to a majority of the Regional Planning Commissioners after distribution of the agenda package, unless exempt from disclosure pursuant to California law, are available at the Department and are also available in the Commission hearing room on the day of the Commission meeting regarding that matter.

LIVE WEB STREAMING: The Department of Regional Planning broadcasts all regularly scheduled Regional Planning Commission Meetings on its website at <http://planning.lacounty.gov>.